

Key: 8862

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.058

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MARANDETT ERIC J TR EJM REV TR SUSAN VALENTINE MARANDETT TR 81 ALBION RD WELLESLEY, MA 02481				42.2-3-0				37 HARBOR DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MARANDETT ERIC J TR EJM R				09/18/2014	F	1,150,000	1 28390-52				
MARANDETT ERIC J & LEBLANC JANE F				07/17/2012	QS	1,150,000	26505-191				
				09/03/1999	X		12519-170				

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
16201	03/23/2016	3	ALT/RENO		05/01/2018	TL	100 100
06586	09/20/2006	3	ALT/RENO	1,200	08/23/2007	DB	100 100
05321	05/16/2005	2	ADDITIONS	4,500	08/03/2006	TL	100 100
200294	05/15/2000	3	ALT/RENO	3,500	12/28/2001	TL	100 100
980221	05/05/1998	1	NEW CONSTRUC	125,000	03/10/1999	JS	100 100

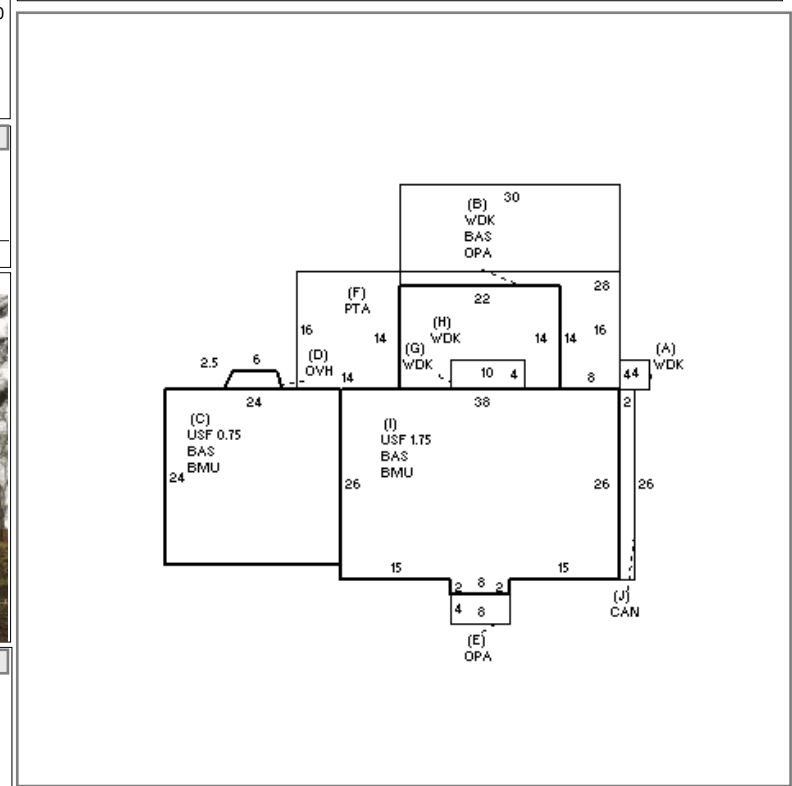
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	29,750	11	1.00	100	1,343,490	1.24	A	1.00	BEX	5.70	1,141,720
300	A	0.161	11	1.00	100	55,746	1.00	ML	0.60	BEX	5.70	8,980

TOTAL	36,765 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	N O T E salt marsh walkway permitted (SE7-1464) by Conservation in 2003	LAND	1,150,700	1,065,900			
Infl1	AVG		BUILDING	826,800	731,600			
N_Index	AVG		DETACHED	33,100	31,500			
			OTHER	0	0			
			TOTAL	2,010,600	1,829,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BDW	V	1.30	10 0.90 3X52	2003	156	235.56	33,100



BUILDING	CD	ADJ	DESC	MEASURE	5/1/2018	TL
MODEL	1		RESIDENTIAL	LIST	5/1/2018	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	5/1/2018	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1998	SIZE ADJ	0.985	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	961,433
NET AREA	4,094	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	WDK	N	WOOD DECK	1,204		27.54	33,159	CONDITION ELEM	CD
\$NLA(RCN)	\$235	OVERALL	1.190	EXT COVER	12	BRICK VENEER	1.10	+	OPA	N	OPEN PORCH	340		75.88	25,800	EXTERIOR	A
				ROOF SHAPE	2	HIP	1.02	+	BAS	L	BASE AREA	1,888	1998	228.37	431,157	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BMU	N	BSMT UNFINISHED	1,580		41.19	65,081	KITCHEN	G
				FLOOR COVER	1	HARDWOOD	1.02	+	USF	L	UPPER STORY FIN	2,189	1998	111.71	244,535	BATHS	G
				INT. FINISH	2	DRYWALL	1.00	D	OVH	L	OVERHANG	17	1998	233.53	3,970	HEAT	A
				HEATING/COOLING	11	HT WATER CL AIR	1.05	F	PTA	N	PATIO	396		17.53	6,943	ELECT	A
				FUEL SOURCE	2	GAS	1.00	J	CAN	N	CANOPY	52		16.98	883		
				USE	0		1.00	BGF	N	BSMT GOOD FINIS	1,008		57.54	58,000			
								BMG	O	BSMT GARAGE	2		9,190.60	18,381	EFF.YR/AGE	2005 / 17	
								FIX	O	XTRA FIXTURES	15		2,745.83	41,188	COND	14 14 %	
								GFP	O	GAS FIREPLACE	2		8,251.95	16,504	FUNC	0	
								JAC	O	JACUZZI	1		15,833.40	15,833	ECON	0	
															DEPR	14 % GD 86	
															RCNLD	\$826,800	